



ORDINANCE NO. 1888

AN ORDINANCE OF THE CITY OF FARMERS BRANCH, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF FARMERS BRANCH, TEXAS, AS HERETOFORE AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT FOR A USED CAR SALES LOT WITHIN THE PLANNED DEVELOPMENT NO. 33 (PD-33) ZONING DISTRICT AND LOCATED ON A .517 ACRE TRACT OF LAND AT THE SOUTHWEST CORNER OF VALWOOD PARKWAY AND DISTRIBUTION WAY AND MORE COMMONLY KNOWN AS 2420 VALWOOD PARKWAY; PROVIDING FOR CONDITIONS OF OPERATION; PROVIDING FOR INJUNCTIVE RELIEF; PROVIDING FOR SEVERABILITY; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND (\$2,000.00) DOLLARS FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

Whereas, the Planning and Zoning Commission of the City of Farmers Branch and the governing body of the City of Farmers Branch, in compliance with the Charter of the City of Farmers Branch, and the State Law with reference to the granting of Specific Use Permits under the Zoning Ordinance Regulations and Zoning Map, have given the requisite notices by publication and otherwise, and after holding due hearings and affording a full and fair hearing to all property owners generally, and to the persons interested and situated in the affected area and in the vicinity thereof, the governing body of the City of Farmers Branch is of the opinion that said change in zoning use should be made, subject to the conditions set out herein.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FARMERS BRANCH, TEXAS:

SECTION 1. That the Comprehensive Zoning Ordinance of the City of Farmers Branch, Texas, be, and the same is hereby amended by amending the zoning map of the City of Farmers Branch so as to grant a specific use permit for a used car sales lot within the Planned Development (PD-33) zoning district and located on a .517 acre tract of land at the southwest corner of Valwood Parkway and Distribution Way and more commonly known as 2420 Valwood Parkway.

SECTION 2. That the display of vehicles which are for sale shall be limited to only the two locations shown on the approved site plan attached as Exhibit "A" and designated as "Display Area".

SECTION 3. That all ordinances of the City of Farmers Branch in conflict with the provisions of this ordinance be, and the same is hereby repealed and all other provisions of the City of Farmers Branch not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 4. That the above described tract of land shall be used only in the manner and for the purposes provided for by the Comprehensive Zoning Ordinance of the City of Farmers Branch.

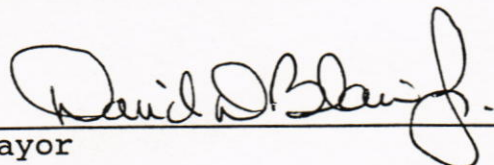
SECTION 5. That any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty provided for in the Comprehensive Zoning Ordinance of the City of Farmers Branch, and upon conviction shall be punishable by a fine not to exceed the sum of Two Thousand Dollars (\$2000.00) for each offense.

SECTION 6. In addition to and accumulative of all other penalties, the City shall have the right to seek injunctive relief for any and all violations of this ordinance.

SECTION 7. This ordinance shall take effect immediately from and after its passage and publication of the caption of said ordinance, as the law in such case provides.

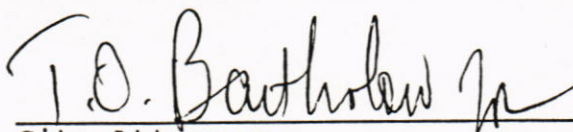
DULY PASSED BY THE CITY COUNCIL of the City of Farmers Branch, Texas, on this the 21st day of May, 1990.

APPROVED:



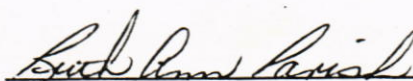
Mayor

APPROVED AS TO FORM:



City Attorney

ATTEST:



City Secretary

VALWOOD

PARKWAY

1" = 12'
SCALE

DISTRIBUTION

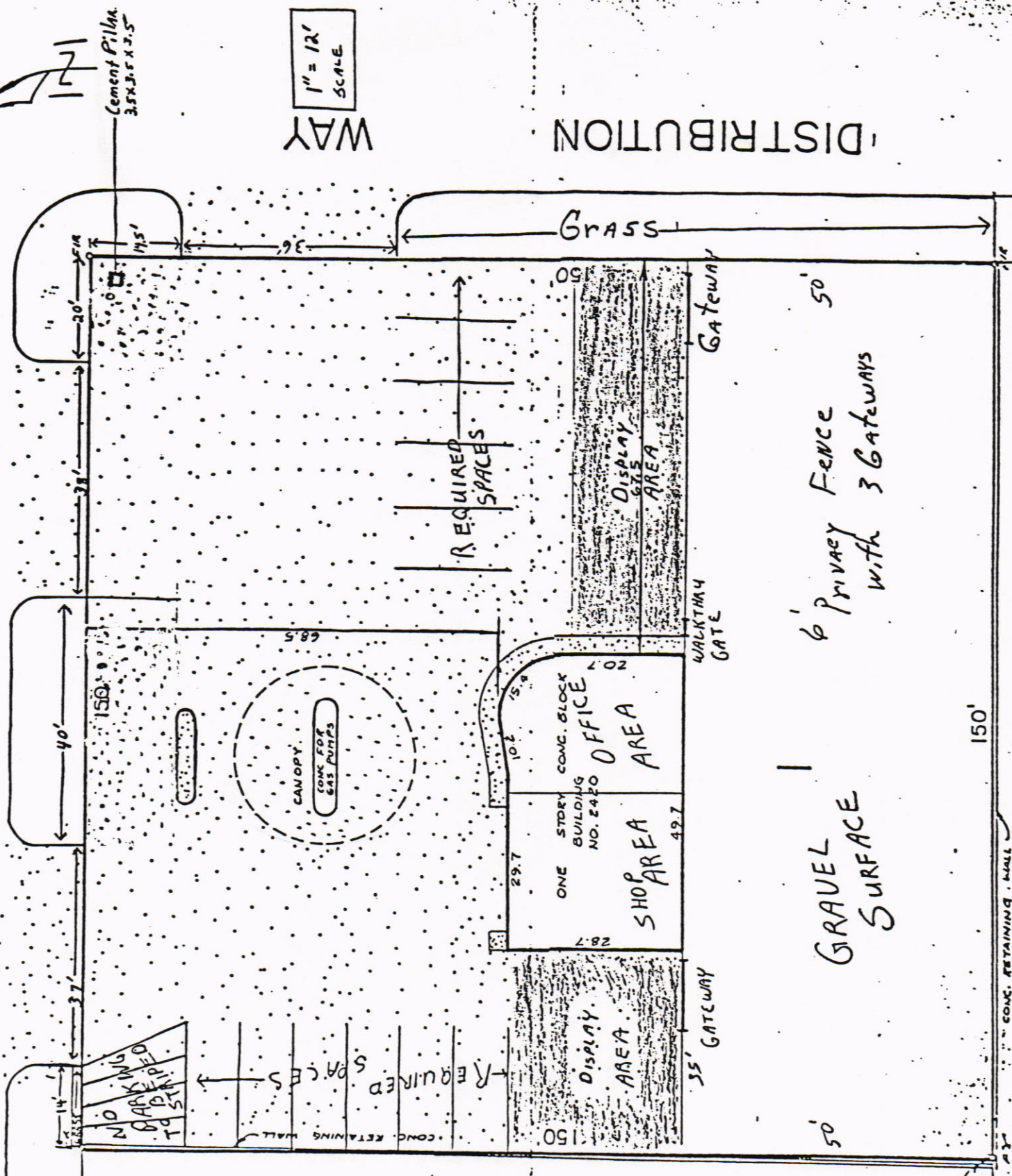


Exhibit "A"

2420 Valwood 11/23/4 *JA*

1. 2 dying trees on west side need to be replaced with vibrant vegetation.
2. Remove ~~truck~~ car which is being worked on in front drive.
3. Remove car being offered for sale in front drive.
4. Clean up trash & debris in rear fenced storage area.
5. Only 1 bath room functional and the light ventilation not working in ~~west side~~ ^{west side near}.
6. Replace broken glass in front part of Bldg. ⁺
7. Replace street number (missing last "0")
8. Have environmental health assess clean up of oil spill from improperly stored oil filters, etc on west side of bldg exterior.
9. Have mech. insp. assess gas heater in room w/no door which opens into shop area.
10. secure loose electrical box on east side of bldg.
11. Is there still a ~~UST~~ UST - is it leaking?
12. Remove car from grass area to all weather surface inside fenced area.
13. Remove all standing water including Probable cut-off sign posts ~~on~~ ~~in~~ in west side parking area.